



HILLIER & WILSON

Bartlemy Road  
Newbury

# Bartlemy Road Newbury Berkshire RG14 6LA

A three bedroom semi-detached family house located on a very popular residential road within the St Bart’s School catchment area, in need of modernisation throughout but offering great potential to improve and extend (subject to the usual consents). The property benefits from gas central heating, double glazing, off road parking and a substantial rear garden. The spacious accommodation comprises porch, entrance hall, sitting room with bay window, dining room with door to the garden, kitchen, rear entrance hall and a downstairs bathroom. Upstairs there three double bedrooms and a family bathroom. Externally the property has a front garden and gated off road parking at the side of the house, whilst to the rear is a good sized and beautifully kept, mature rear garden with established trees and shrubs providing privacy. Bartlemy Road is ideally located on the south side of Newbury, not far for the town centre and mainline railway station. NO ONWARD CHAIN

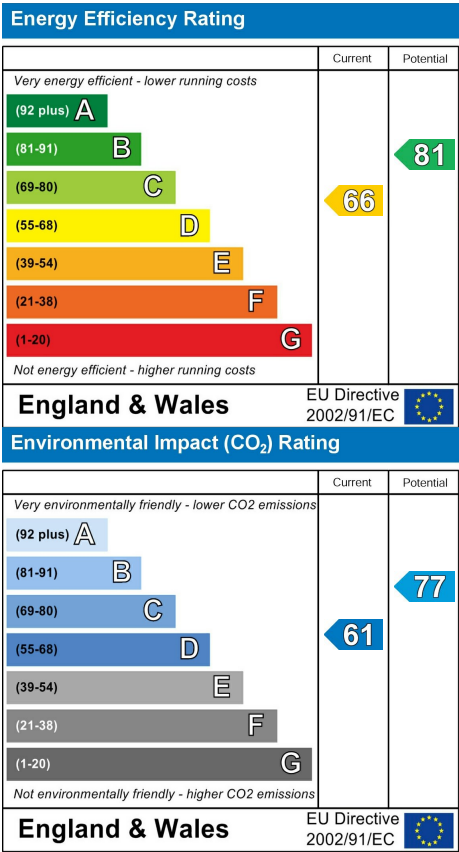
**Services:**  
Mains services are connected.

**EPC:**  
Full results of Energy Performance Certificate can be sent on request.

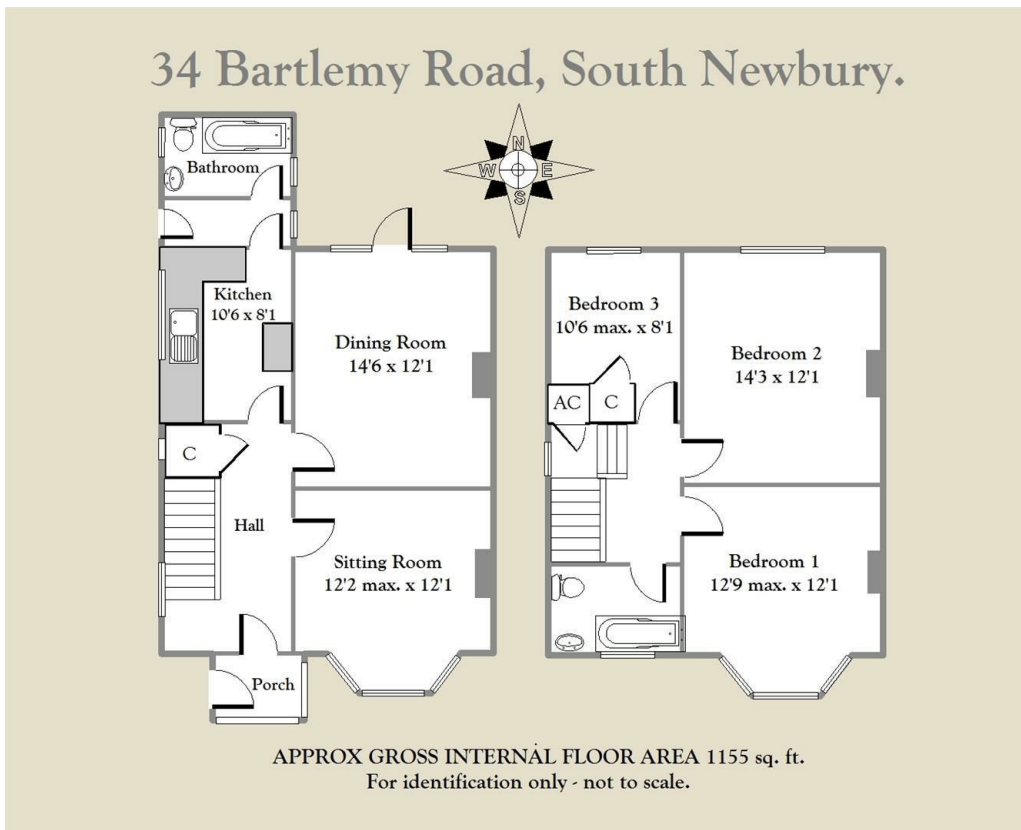
**Council Tax:**  
Band D

**Viewing:**  
Strictly by confirmed appointment with **Hillier & Wilson**  
01635 522044

**Directions**  
From Hillier & Wilson offices proceed south along Newtown Road to the roundabout, take the third exit along the Andover Road, take second right onto Bartlemy Road follow the road around to your right and the property will be found on your right hand side.



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Bartholomew House, 64 Bartholomew Street, Newbury, Berkshire, RG14 7BE  
Tel: 01635 522044

Hillier & Wilson wish to inform prospective purchasers that we have listed the details of this property as a general guide and in good faith. We have not carried out a detailed survey nor tested the services, appliances or specific fittings. Any reference to alterations does not mean that any planning permission, building regulation or other consent has been obtained. Investigations must be made by buyer's solicitor. Room sizes should not be relied upon for carpets and furnishings. Fixtures & fittings are excluded from the property unless stated in the sales particulars.

